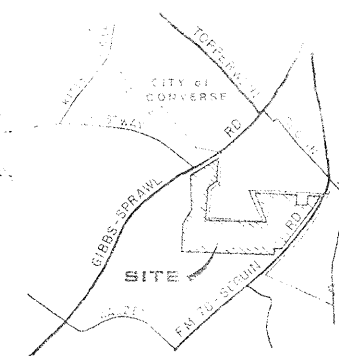


Home Builder • Community Developer
4800 Fredericksburg at Loop 410 • P.O. Box 5250 Beacon Hill Sta.
San Antonio, Tx. 78201 (512) 349-1111

[illegible]

- APPROXIMATE 100 YR.
FLOOD BOUNDARY

SCALE: 1" = 200'



LOCATION MAP

UTILITIES

WATER: LACKLAND CITY WATER COMPANY
SAN. SWR: SAN ANTONIO RIVER AUTHORITY
ELECT. & GAS: CITY PUBLIC SERVICE BOARD
TELEPHONE: SOUTHWESTERN BELL TELEPHONE

CITY OF CONVERSE

- City of Converse
City Limits Line

APPROXIMATE 100 YR
FLOOD BOUNDARY

OPEN SPACE
24.6 ACS.

SINGLE FAMILY
393 ACS.

COMMERCIAL
11.9 Acs.

E. M. H. W. Y. 70

SINGLE FAMILY
41.3 ACS

SINGLE FAMILY
39.8 Acs.

NORTHAMPTON UNIT-1

BRISBANE

EXISTING SINGLE FAMILY

68.7 ACS.

GRIMCHESTER

BLOCK 3

25 24 23 22 21 20 19 18 17 16 15 14 13 12 11 10 9 8 7 6 5 4 3 2 1

1 27 119 32

3 62 6 62 42 48 67 46 45 34

100-443887-100

ARJUNA SUBDIVISION

COMMERCIAL
18.9 ACS
8

SINGLE
FAMILY
5.9 AC. 7 AC.

PLAN HAS BEEN ACCEPTED
BY THE CITY OF SAN
ANTONIO DEVELOPMENT
REVIEW COMMITTEE
Date: August 25, 1993
File # 371
Signed: [Signature]

P.O.A.D.P. NUMBER

BRUCKS SUBDIVISION



CITY OF SAN ANTONIO

P.O. BOX 839966

SAN ANTONIO, TEXAS 78283-3966

August 25, 1993

Mr. Herb Quiroga
RAYCO
P. O. Box 5250
San Antonio, Texas, 78201

RE: Northampton Subdivision POADP #371

Mr. Quiroga:

The City Staff Development Review Committee has reviewed your Northampton Subdivision Preliminary Overall Area Development Plan #371. Please find enclosed a signed copy for your files. You may now submit individual subdivision plat units at your convenience. Although your plan was approved, please note that you will be required to dedicate and construct the extension of Crestway at the time of platting any adjacent parcel in accordance with the Unified Development Code.

However, other platting alternatives may exist dependent upon traffic volumes and movements generated into and out of your proposed development. In order to better assess these traffic related issues, staff is requesting additional detail as to the internal local and collector street system and lot orientation onto the various streets. Please submit this additional detail at your earliest convenience for reconsideration by the committee.

Please note that this action by the committee does not establish any commitment for the provision of utilities, services or zoning of any type now or in the future by the City of San Antonio. Additionally, this action does not confer any vested rights to plat under the existing Subdivision regulations. Any platting will have to comply with the Unified Development Code at the time of plat submittal.

If you have any comments or additional questions regarding this matter, please contact Alex Garcia. He may be reached at (210)299-7900, Monday through Friday, 7:45AM-4:30PM.

Sincerely,

A handwritten signature in dark ink, appearing to read 'D. Pasley', with a long, sweeping horizontal stroke extending to the right.

David W. Pasley, AICP
Director of Planning
Department of Planning

DWP/ALG

cc: Andrew J. Ballard, P.E., Traffic Planning Engineer

RAYCO Homebuilding • Neighborhood Development

4800 Fredericksburg at Loop 410 • P.O. Box 5250 San Antonio, Texas 78201 • (512) 349-1111 (FAX) 344-7514

July 27, 1993

Mr. David W. Pasley
Director of Planning
City Of San Antonio
P. O. Box 839966
San Antonio, Texas 78283-3966

Re: Northampton P.O.A.D.P.

Dear Mr. Pasley:

Enclosed is a 217 acre tract of land that Rayco, Ltd., is planning on developing in the near future. The property is located between F. M. 78 and F. M. 1976 (Gibbs Sprawl Road) in the northeast part of the city.

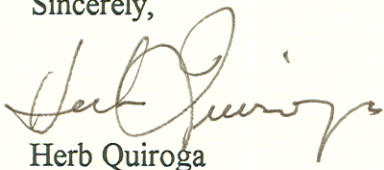
The proposed master plan for the development of this property is for single family residential use, with some commercial development along F.M. 78. The total residential development consist of 560 houses to be completed within a four year period of time.

In our request for an approval of the master plan, we are also, requesting an approval of a variance for the construction of the extension of Crestway from the intersection of Gibbs Sprawl Road and Crestway, to the end of our property, approximately 3,500 feet south of Gibbs Sprawl Road. The R.O.W. requirements for the platting of this roadway will however be dedicated with the platting of the adjacent properties.

This request is been made because of the extreme difficulties in constructing Crestway across the M.P. Railroad tracks, and because of the refusal of the various city, county, and state agencies to correct or eliminate some of the difficulties in crossing the tracks at the time that the intersection of Gibbs Sprawl and Crestway was under construction.

Please have your staff review our master plan and call me if you have any questions, or if you desire any additional information.

Sincerely,



Herb Quiroga
Vice President

RECEIVED
93 JUL 28 PM 12:02
DEPT. OF PLANNING
LAND DEVELOPMENT
SERVICES DIVISION

NLT 25 AUG